

GENERAL REQUIREMENTS

Note: If you cannot answer “yes” to all of the general requirements questions listed below, your jurisdiction is not eligible to utilize the alternate adequate sites program provisions set forth in Government Code Section 65583.1(c).

| | |
|--|---|
| 65583.1(c)(4) Is the local government providing, or will it provide “committed assistance” within the first 2 years of the planning period? See the definition of “committed assistance” on page 4. | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(1)(A) Has the local government identified the specific source of “committed assistance” funds? If yes: specify the amount and date when funds will be dedicated through a (legally enforceable agreement). \$ date: _____ | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(3) Has at least some portion of the regional share housing need for very low-income (VL) or low-income (L) households been met in the current or previous planning period? Specify the number of affordable units permitted/constructed in the previous period. Specify the number affordable units permitted/constructed in the current period and document how affordability was established. | <input type="checkbox"/> Yes <input type="checkbox"/> No _____ _____ |
| 65583.1(c)(1)(B) Indicate the total number of units to be assisted with committed assistance funds and specify funding source. | |
| 65583.1(c)(1)(B) Will the funds be sufficient to develop the identified units at affordable costs or rents? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(1)(C) Do the identified units meet the substantial rehabilitation, conversion, or preservation requirements as defined? Which option? _____ | <input type="checkbox"/> Yes <input type="checkbox"/> No |

| SUBSTANTIAL REHABILITATION (65583.1(c)(2)(A)) | |
|--|--|
| Include reference to specific program action in the housing element. | Program _____ |
| 65583.1(c)(2)(A) Will the rehabilitation result in a net increase in the number of housing units available and affordable to very low- and lower-income households? If so, how many units? | <input type="checkbox"/> Yes <input type="checkbox"/> No # of VLI units ____ # of LI units ____ |
| 65583.1(c)(2)(A)(i) (I) Are units at imminent risk of loss to affordable housing stock? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(A)(i) (II) Is the local government providing relocation assistance consistent with Health and Safety Code Section 17975, including rent and moving expenses equivalent to four (4) months, to those occupants permanently or temporarily displaced? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(A)(i) (III) Will tenants will have the right to reoccupy units? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(A)(i) (IV) Have the units been determined to be unfit for human habitation due the <u>at least four</u> (4) of the following violations? (a) Termination, extended interruption or serious defects of gas, water or electric utility systems provided such interruptions or termination is not caused by the tenant's failure to pay such gas, water or electric bills. (b) Serious defects or lack of adequate space and water heating. (c) Serious rodent, vermin or insect infestation. (d) Severe deterioration, rendering significant portions of the structure unsafe or unsanitary. (e) Inadequate numbers of garbage receptacles or service. (f) Unsanitary conditions affecting a significant portion of the structure as a result of faulty plumbing or sewage disposal. (g) Inoperable hallway lighting. | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(A)(ii) Will affordability and occupancy restrictions be maintained for at least 20 years? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(A)(iii) Note: Prior to occupancy of the rehabilitated units, the local government must issue a certificate that finds the units comply with all local and State building and health and safety requirements. | |

| CONVERSION OF MULTIFAMILY RENTAL UNITS OF 4 OR MORE FROM NON-AFFORDABLE TO AFFORDABLE (65583.1(c)(2)(B)) | |
|--|---|
| Include reference to specific program description in the housing element. | Program _____ |
| 65583.1(c)(2)(B)(i) Will the acquired units be made affordable to low- or very low-income households? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(B)(ii) Were the units affordable to very low- or low-income households at the time they were identified for acquisition? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(B)(iii) If the acquisition results in the displacement of very low- or low-income households, is the local government providing relocation assistance consistent with Health and Safety Code Section 17975, including rent and moving expenses equivalent to four (4) months, to those occupants permanently or temporary displaced? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(B)(iv) Will units be decent, safe, and sanitary upon occupancy? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(B)(v) Will affordability and occupancy restrictions be maintained at least 55 years? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| PRESERVATION OF AFFORDABLE UNITS (65583.1(c)(2)(C)) | |
| Include reference to specific program action in housing element. | Program _____ |
| 65583.1(c)(2)(C)(i) Will affordability and occupancy restrictions be maintained for at least 40 years? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(C)(ii) Are the units located within an "assisted housing development" as defined in Government Code Section 65863.10(a)(3)? See definition on page 4. | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(C)(iii) Did the city/county, via the public hearing process, find that the units are eligible and are reasonably expected to convert to market rate during the next 5 years, due to termination of subsidies, prepayment, or expiration of use? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(C)(iv) Will units be decent, safe, and sanitary upon occupancy? | <input type="checkbox"/> Yes <input type="checkbox"/> No |
| 65583.1(c)(2)(C)(v) Were the units affordable to very low- and low-income households at the time the units were identified for preservation? | <input type="checkbox"/> Yes <input type="checkbox"/> No |